Headquarters U.S. Air Force

Integrity - Service - Excellence

AFCEE Perspective: Lessons Learned Workshop

U.S. AIR FORCE

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Chief, Housing Privatization

February 2004

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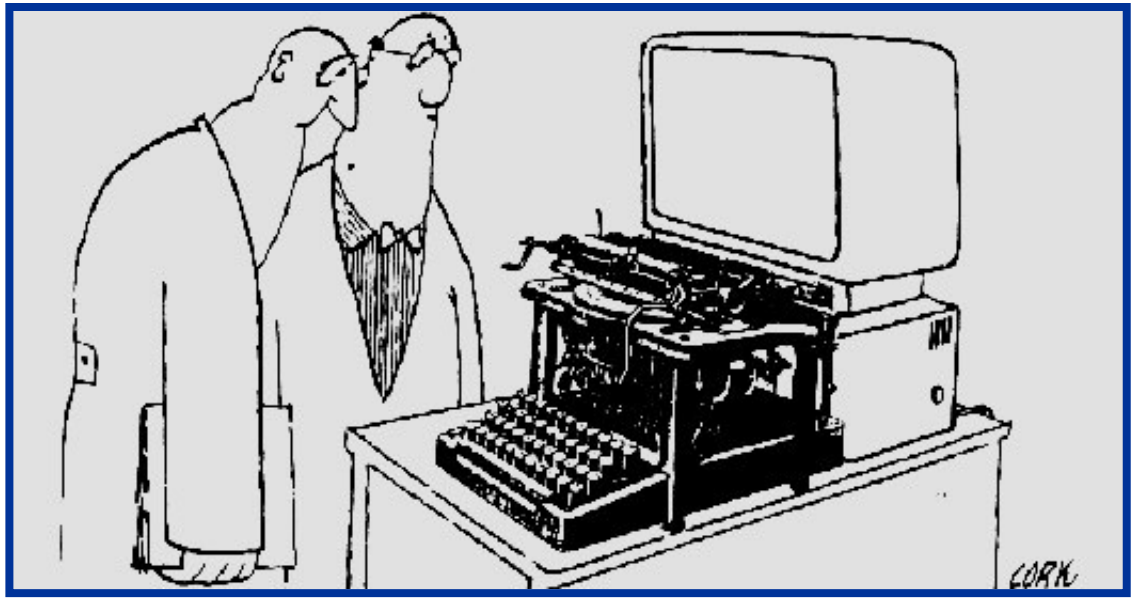
Overview

WHY WE ARE HERE!

We can do better!!



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Overview

- Past Success
- Current Challenges
- Workshop Focus
- Lessons Learned
- Future Expectations

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Past Success

- 7 Projects Closed
  - 8 “in the queue” in next few months
    - Little Rock, Hanscom, Hickam, Moody, Offutt, Shaw, Beale, Cannon
- Over 5,400 units privatized and growing
- Built a core of expertise
- Generic Documents
- Poised to accelerate
  - 13 potentials for FY06

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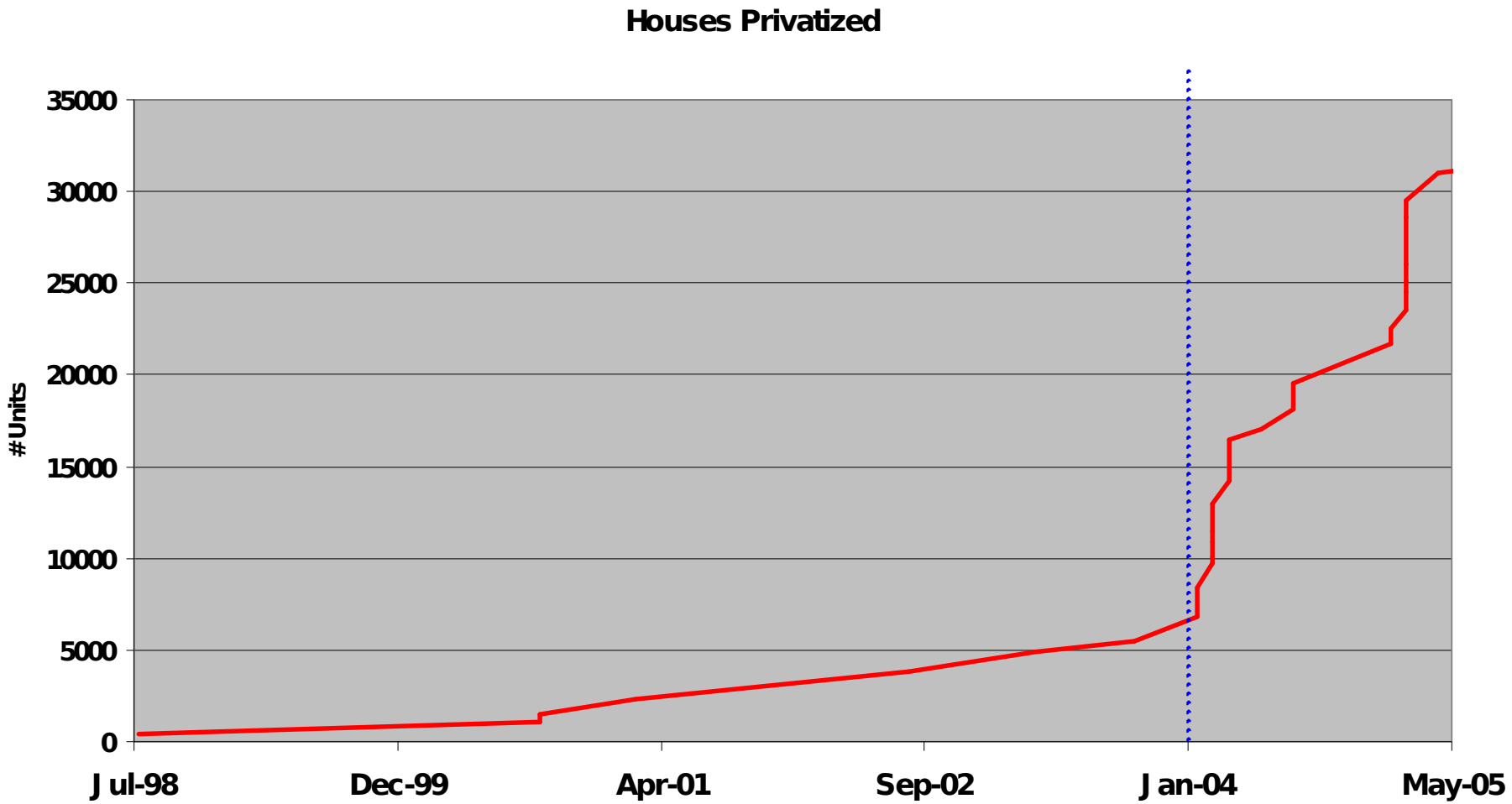
Current Challenges



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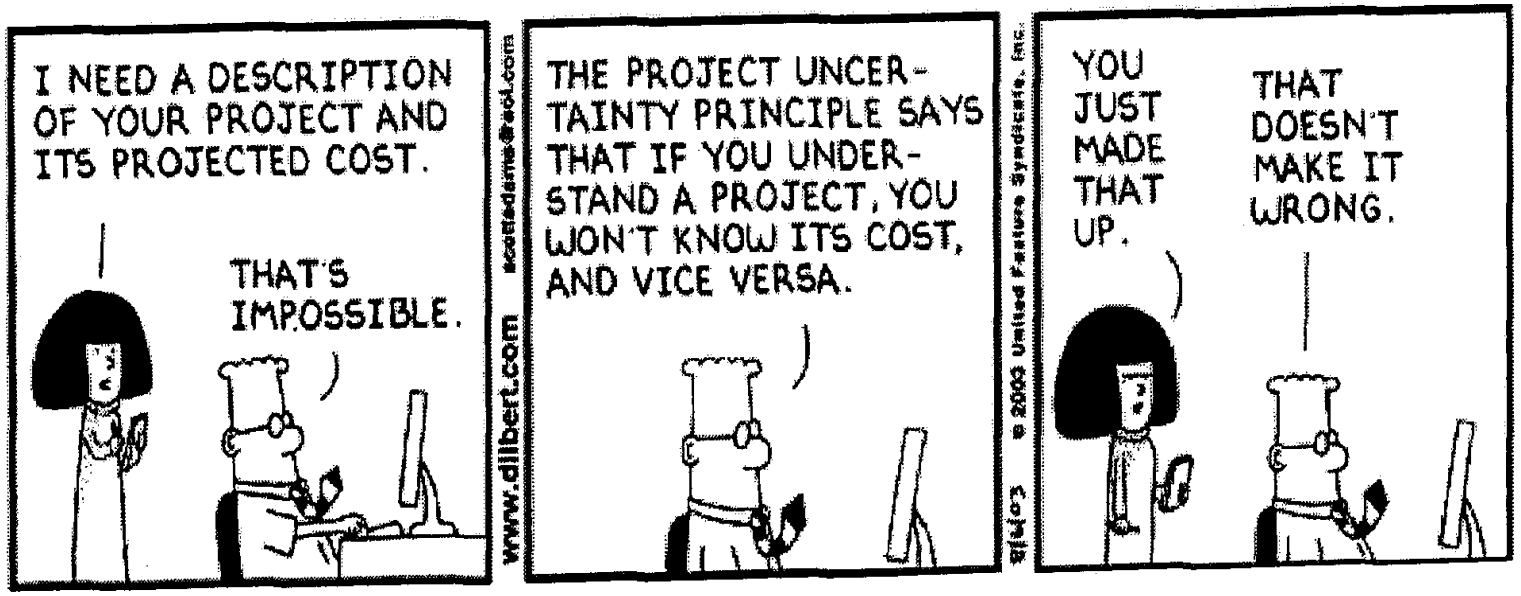
Project Development Dilemma


I NEED A DESCRIPTION OF YOUR PROJECT AND ITS PROJECTED COST.
THAT'S IMPOSSIBLE.
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THE PROJECT UNCERTAINTY PRINCIPLE SAYS THAT IF YOU UNDERSTAND A PROJECT, YOU WON'T KNOW ITS COST, AND VICE VERSA.
YOU JUST MADE THAT UP.
THAT DOESN'T MAKE IT WRONG.
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Current Challenges

- Son of “8 in 12”
  - “12 (plus 5) in 12”
- Policy changes
- Compressed schedules
- Lack of continuity
- MILCONization of Privatization
- The Specter of CBO

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Workshop Focus

- **Lessons Learned**
  - **Policy and Process changes continue**
- **Stakeholders' role: Air Staff, MAJCOM, AFCEE, Base**
- **Roadmap for future**

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Lessons Learned

- **We need more of them - cross-flow!**
  - **Each deal is unique but experiences with process must be captured and shared to meet aggressive schedules**
- **Air Staff provides guidance and policy**
- **We need your feedback on policy, process, and RFP**

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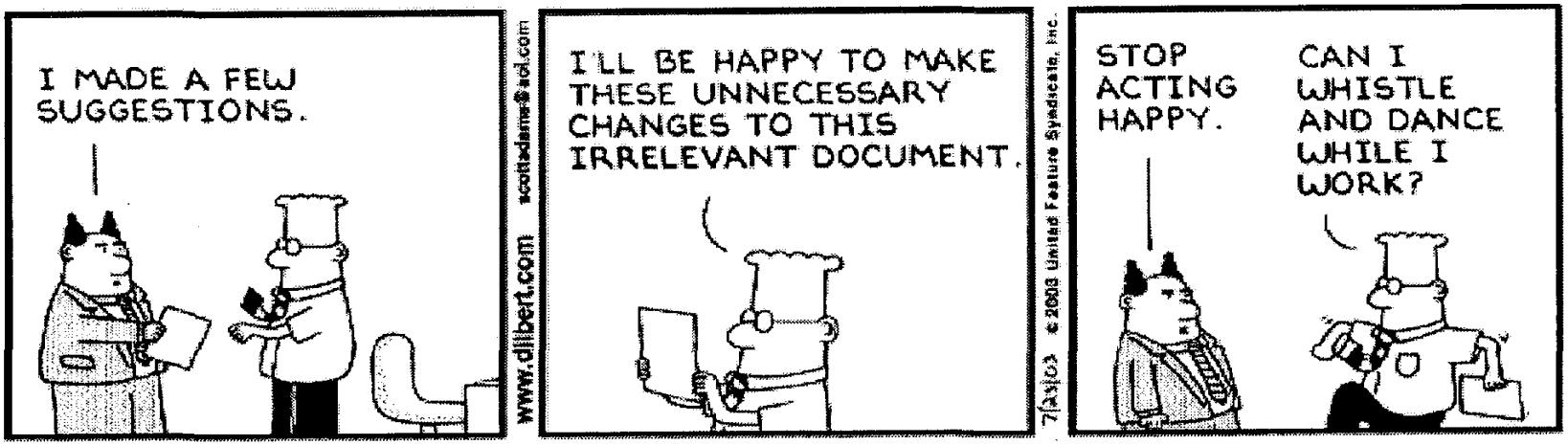
RFP Development


I MADE A FEW SUGGESTIONS.
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I'LL BE HAPPY TO MAKE THESE UNNECESSARY CHANGES TO THIS IRRELEVANT DOCUMENT.
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STOP ACTING HAPPY.
CAN I WHISTLE AND DANCE WHILE I WORK?

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Expectations

- **AFCEE is customer focused…BUT…driven by AF policy**
  - **MAJCOMs own the privatization project**
  - **AFCEE has multi-skilled capabilities available to assist the installations**
- **Flexibility is key…policy and process changes have altered projects…sometimes significantly**
- **The way ahead?**

Questions?